

REAL ESTATE TRANSFER
TAX PAID 4
STAMP #
\$ 39.05
Shirley G. Henry, Dep.
RECORDER
9-7-89 Madison
DATE COUNTY

FILED NO. 459
BOOK 126 PAGE 40
89 SEP -7 PH 3:41

Fee \$5.00
Transfer \$5.00

MARY E. WELTY
RECORDER
 MADISON COUNTY, IOWA
IND.
REC.
PAGE



WARRANTY DEED

SPACE ABOVE THIS LINE
FOR RECORDER

For the consideration of One Dollar (\$1) and other valuable consideration
Dollar(s) and other valuable consideration, John E. Fons, a single person; and Marianne G. Fons,
a single person,

do hereby Convey to Barbara A. Casas

the following described real estate in Madison County, Iowa:

A parcel of land described as commencing at the Northwest Corner of the Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$) of Section 8, Township 75 North, Range 28 West of the 5th P. M., Madison County, Iowa; thence S 0°00'00" 454.81 feet to the South line of the North $13\frac{1}{2}$ acres of said Southwest Quarter ($\frac{1}{4}$) of the Southeast Quarter ($\frac{1}{4}$); thence continuing South 0°00'00" 130.00 feet to Point of Beginning; thence continuing South 0°00'00" 467.50 feet; thence North 90°00'00" East 1158.00 feet; thence North 0°00'00" 367.50 feet; thence North 90°00'00" West 1058.00 feet; thence North 0°00'00" 100.00 feet; thence North 90°00'00" West 100.00 feet to Point of Beginning, containing 9.9992 acres, including 0.3476 acres of county road right-of-way.

Grantors do Hereby Covenant with grantees, and successors in interest, that grantors hold the real estate by title in fee simple; that they have good and lawful authority to sell and convey the real estate; that the real estate is Free and Clear of all Liens and Encumbrances except as may be above stated; and grantors Covenant to Warrant and Defend the real estate against the lawful claims of all persons except as may be above stated. Each of the undersigned hereby relinquishes all rights of dower, homestead and distributive share in and to the real estate.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

STATE OF IOWA ss:
MADISON COUNTY,

Dated: August 30th 1989

On this 30th day of August,
19 89, before me, the undersigned, a Notary Public
in and for said State, personally appeared
John E. Fons and Marianne G. Fons

John E. Fons (Grantor)

Iowa

Marianne G. Fons (Grantor)

to me known to be the identical persons named in and who
executed the foregoing instrument and acknowledged
that they executed the same as their voluntary act and

_____ (Grantor)

Patricia F. Cooke
Patricia F. Cooke Notary Public

_____ (Grantor)

(This form of acknowledgment for individual grantor(s) only)